This instrument was prepared at Beck & Beck Co. P.O. Box 8271, Nashville, Tenn.

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr/Mrs. Joe B. Brevard (NAME)	The Prudential Ins. Co. of America (NAME)	51-07-79
1201 Saunders Avenue (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 2202 (STREET ADDRESS OR ROUTE NUMBER) BOOK 4467 PAGE 388	11D-4100
Madison, Tenn. 37115 (CITY) (P. O. ZONE) (STATE)	Jacksonville, Florida (CITY) (ZONE) (STATE)	

For and in consideration of the sum of Ten and No/100 ---------- ($10.00) ----------DOLLARS

cash in hand paid by Joe B. Brevard and wife, Ella Mai Brevard

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

L. Dale Beck and wife, Mary F. Beck, and
Robert B. Beck and wife, Martha Lu Beck

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 60 in the Plan of Oakland Acres, Section VII, as of record in Book 2663, page 108, described as follows:

Beginning at a point in the southerly margin of Due West Avenue, the common corner of Lots 60 and 61 in said Subdivision; thence westerly, along the southerly margin of Due West Avenue 156.6 feet to a concrete monument at the beginning of a curve; thence, around said curve in a southerly direction, 39.3 feet to a concrete monument in the easterly margin of Saunders Avenue; thence, with the easterly margin of the same southerly 200 feet to an iron pin, the corner of Lots 60 and 62; thence, with the northerly line of Lot 62, easterly 181.5 feet to a concrete monument; thence with the westerly line of Lot 61 notherly 228 feet to the beginning.

Being the same property conveyed to L. Dale Beck and wife Mary F. Beck, and Robert B. Beck and wife Martha Lu Beck by deed from Bradford S. Brown and wife, Helen J. Brown, as of record in Book 4330, page 895.

This conveyance is made subject to subject restrictions of record in Book 1584, page 23, and in Book 2901, page 366. This conveyance is made subject to certain deed of trust, R. Bruce Robertson, Jr. Trustee, as of record in Book 4028, page 331, principal of original sum of $30,500.00, payable in monthly installments of $178.12, including interest at 5 3/4% per annum, to The Prudential Insurance Co. of America, dated June 20, 1966.

This is improved (X) property, known as 1201 Saunders Avenue, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

This conveyance is made subject to a lease dated 29th May 1970.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 16th day of December 1970.

L. Dale Beck
Mary F. Beck

Robt B. Beck
Martha Lu Beck

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named L. Dale Beck and wife Mary F. Beck, and Robert B. Beck and wife Martha Lu Beck

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16 th day of December, 1970.

Commission expires 24 May 71 Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
L. Dale Beck and wife Mary F. Beck
and
Robert B. Beck and wife Martha Lu Beck
TO
Joe B. Brevard and
wife Ella Mai Brevard

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is $40,075.97.
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 17th Day of December, 1970.

My Commission expires

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

A 99567

†

IDENTIF. REFERENCE

DEC 17 1 14 PM '70

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

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10.075.97

A* 104.26
A* .50
A* 3.00 * 107.76

DEC 17 CONV
DEC 17 STAX
DEC 17 PRFEE
DEC 17 WDEED